

WICHITA-SEDGWICK COUNTY
METROPOLITAN AREA PLANNING COMMISSION AGENDA
NOVEMBER 4, 2004

The regular meeting of the Wichita-Sedgwick County Metropolitan Area Planning Commission will be held on **THURSDAY, NOVEMBER 4, 2004**, in the Tenth Floor Conference Room, Wichita City Hall, 455 N.

Main, Wichita, Kansas beginning at **1:30 P.M.**

❖ **PLANNING COMMISSION ITEMS**

1. Approval of October 7, 2004, and October 21, 2004 meeting minutes.
2. Approval of MAPC 2005 Yearly Calendar.

❖ **SUBDIVISION ITEMS**

Items 3-1 to 3-6 may be taken in one motion unless there are questions or comments.

3. Consideration of Subdivision Committee recommendations from the meeting of October 28, 2004. Darrell Downing, Harold Warner Jr., Bill Johnson, Mitch Mitchell, Gary Gibbs, James Barfield present. Denise Sherman, absent. Copies of their recommendations have been furnished to the Planning Commission.

Agenda Item 3-1 (SUB2004-123) Approved, vote (6-0); Agenda Item 3-2 (SUB2004-95) Approved, vote (6-0); Agenda Item 3-3 (SUB2004-126) Approved, vote (6-0); Agenda Item 3-4 (DED2004-29) Approved, vote (6-0); Agenda Item 3-5 (DED2004-30) Approved, vote (6-0); Agenda Item 3-6 (DR2004-13) Approved, vote (6-0); Agenda Item 4-1 (VAC2004-50) Approved, vote (5-0-1); Agenda Item 4-3 (VAC2004-52) Approved, vote (5-1);

- 3-1. **SUB2004-123 – Final Plat – KOKER ADDITION, located north of Central and on the west side of 119th Street West.**

Engineer: Baughman Company, P.A.

Acreage: 2.25

Total Lots: 13

- 3-2. **SUB2004-95 – Final Plat – CHERYL’S HOLLOW ADDITION, located on the north side of 13th Street North and west of 135th Street West.**

Engineer: Ruggles and Bohm, P.A.

Acreage: 79.73

Total Lots: 239

- 3-3. **SUB2004-126 – One-Step Final Plat – NORTH STAR SECOND ADDITION, located on the east side of West Street and north of Douglas.**

Engineer: K.E. Miller Engineering

Acreage: 1.88

Total Lots: 3

- 3-4. **DED2004-29 - Dedication of a Utility Easement, for property located east of Meridian and on the south side of Harry.**

Complete legal descriptions are available for public inspection at the Metropolitan Area Planning Department – 10th City Hall, 455 N. Main Street, Wichita, Kansas.

- 3-5. **DED2004-30 - Dedication of a Utility Easement, for property located on the east side of Ridge Road and north of 29th Street North.**

Complete legal descriptions are available for public inspection at the Metropolitan Area Planning Department – 10th City Hall, 455 N. Main Street, Wichita, Kansas.

- 3-6. **DR2004-13 -- Subdivision Regulation Amendments – Lot Bundling Developments;**
set Public Hearing date for December 9, 2004.

❖ **PUBLIC HEARINGS – VACATION ITEMS**

ADVERTISED TO BE HEARD NO EARLIER THAN 1:30 P.M.

Items 4-1 to 4-2 may be taken in one motion, unless there are questions or comments.

Complete legal descriptions are available for public inspection at the Metropolitan Area Planning Department – 10th City Hall, 455 N. Main Street, Wichita, Kansas.

- 4-1. **VAC2004-50- Request to Vacate a Portion of a Platted Floodway, located southwest of 103rd Street West and 71st Street South.**
- 4-2. **VAC2004-52 – Request to Vacate a Platted Setback and Easement, located approximately 1/4 mile east of 143rd Street East, on the north side of 13th Street North, northeast of the Freedom Road/Freedom Court intersection.**

❖ **PUBLIC HEARINGS –SUBDIVISION ITEM**

ADVERTISED TO BE HEARD NO EARLIER THAN 1:30 P.M.

5. Case No.: DR2004-10
Request: Amendment to Subdivision Regulations relating to The Wichita-Sedgwick County Subdivision Regulations to add provisions regarding public utility easements associated with lot splits, plats and vacations
Presenting Planner: Neil Strahl

❖ **PUBLIC HEARINGS – ZONING ITEMS**

ADVERTISED TO BE HEARD NO EARLIER THAN 1:30 P.M.

6. Case No.: CON2004-33
Request: Sedgwick County Conditional Use for sand extraction
General Location: Southeast of 63rd Street South and Grove
Member City: Haysville Planning Commission heard on October 28, 2004
Presenting Planner: Dale Miller
MAPC DEFERRED OCTOBER 7, 2004
7. Case No.: ZON2004-55
Request: Zone change from “B” Multi-family Residential and “GC” General Commercial to “GC” General Commercial and “LI” Limited Industrial
General Location: South of Kellogg and west of Water
District Advisory Board: One will hear November 1, 2004
Presenting Planner: Scott Knebel
8. Case No.: ZON2004-54
Request: Zone change from “LI” Limited Industrial to “GC” General Commercial
General Location: Northwest corner of 1st Street North and Ohio
Presenting Planner: Jess McNeely
9. Case No.: CON2004-35
Request: Conditional Use for a neighborhood swimming pool on property zoned “SF-5” Single-family Residential

General Location: Northwest corner of Fawnwood and Fawnwood Ct.
Presenting Planner: Scott Knebel

❖ **PLANNING COMMISSION ITEMS**

10. Presentation of the 21st Street Revitalization Plan; set Public Hearing date for December 9, 2004.
11. Other matters/adjournment.

**John L. Schlegel Secretary
Wichita-Sedgwick County
Metropolitan Area Planning Commission**